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PREPARED BY AND RETURN TO: JAMES E. WOODS
WOODS and SNYDER
P.O. Box 456
Olive Branch, MS 38654

WARRANTY DEED

CRAFT ROAD PARTNERSHIP,
A General Partnership

GRANTOR

TO

KOGLER EQUIPMENT SERVICE, INC.,

GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, CRAFT ROAD PARTNERSHIP, A General Partnership, by and through its authorized General Partners, does hereby sell, convey and warrant unto KOGLER EQUIPMENT SERVICE, INC., the land lying and being situated in the City of Olive Branch, DeSoto County, Mississippi, described as follows, to-wit:

Lot 7, Craft Road Industrial Park Subdivision, situated in Section 19, Township 1 South, Range 6 West, DeSoto County, Mississippi as per plat recorded in Plat Book 31, Page 49, Chancery Clerk's Office, DeSoto County, Mississippi.

The warranty in this Deed is subject to subdivision and zoning regulations in effect in City of Olive Branch, DeSoto County, Mississippi and rights-of-way and easements for public roads and public utilities, and the restrictive covenants of record in Craft Road Industrial Park Subdivision.

Grantor reserves a ten (10) foot utility easement in addition to the present easement as shown on the plat of said subdivision; said additional ten (10) feet utility easement shall be along Industrial Drive and for proposed sewer lines.

Taxes for the year 1993 taxes are to be paid by Grantee and possession is to take place upon the delivery of this Deed.

WITNESS THE SIGNATURES of the authorized General Partners, this the 5th day of February, 1993.

STATE MS.-DE SOTO CO. *cc*
FILED

FEB 8 11 43 AM '93

RECORDED 2-10-93
DEED BOOK 254
PAGE 21
W.E. DAVIS CH. CLK.

CRAFT ROAD PARTNERSHIP,
A General Partnership

BY: 

J.W. EUBANKS, JR.
A General Partner

MED-CON LAND INVESTMENT COMPANY, INC.

BY: *Vernon J. McBride*
 VERNON J. MCBRIDE, PRESIDENT
 MANAGING PARTNER

STATE OF MISSISSIPPI:

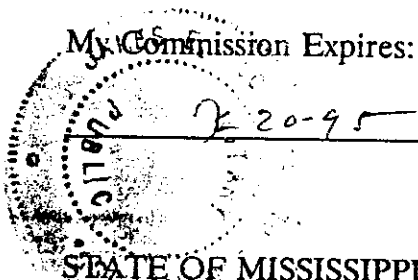
COUNTY OF DESOTO:

This day personally appeared before me, the undersigned authority in and for said County and state, within my jurisdiction, the within named VERNON J. MCBRIDE, President of Med-Con Land Investment Company, Inc., a General Partner of Craft Road Partnership, who acknowledged that for and on behalf of Med-Con Land Investment Company, Inc., a General Partner of Craft Road Partnership, he signed, sealed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as its act and deed, being first duly authorized so to do.

Given under my hand and Official Seal of Office, this the 5th day of February, 1993.

J. A. L. [Signature]
 NOTARY PUBLIC

My Commission Expires:



STATE OF MISSISSIPPI

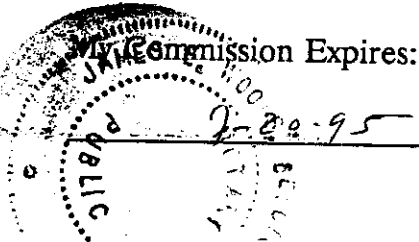
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said county and state, within my jurisdiction, the within named J. W. EUBANKS, JR., a General Partner of Craft Road Partnership, who acknowledged that for and on behalf of Craft Road Partnership, he signed, sealed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as its act and deed, being first duly authorized so to do.

Given under my hand and Official Seal of Office, this the 5th day of February, 1993.

J. A. L. [Signature]
 NOTARY PUBLIC

My Commission Expires:



GRANTOR'S ADDRESS:

9245 Highway 78
 Olive Branch, MS 38654
 Phone: 601-895-3000

GRANTEE'S ADDRESS:

4155 INDUSTRIAL DR
OLIVE BRANCH MS 38654
 Hm. Phone:
 Wk. Phone: 895-5588